

**STATE OF ALASKA**  
**DEPARTMENT OF NATURAL RESOURCES**  
**Division of Mining, Land and Water**

Land Conveyance Section  
 550 W. 7<sup>th</sup> Ave, Suite 640  
 Anchorage, AK 99501-3576  
 (907) 269-8594

Northern Region  
 3700 Airport Way  
 Fairbanks, AK 99709-4699  
 (907) 451-2740  
[nro.lands@alaska.gov](mailto:nro.lands@alaska.gov)

Southcentral Region  
 550 W. 7<sup>th</sup> Ave, Suite 900C  
 Anchorage, AK 99501-3577  
 (907) 269-8503  
[dnr.pic@alaska.gov](mailto:dnr.pic@alaska.gov)

Southeast Region  
 P. O. Box 111020  
 Juneau, AK 99811-1020  
 (907) 465-3400  
[sero@alaska.gov](mailto:sero@alaska.gov)

Statewide TTY – 771 for Alaska Relay or 1-800-770-8973

**APPLICATION FOR PURCHASE OR LEASE OF STATE LAND**

106247

ADL # (assigned by ADNR)

Date: 4/25,2025

Applicant's Name Adam Olson Doing business as NSRAA, INC.

Mailing Address 1308 Sawmill Creek Rd

City/State/Zip Sitka/AK/99835 Email adam\_olson@nsraa.org

Message Phone (907) 747-6850 Work Phone (907) 747-6850 Date of Birth 08/17/1981

Is applicant a corporation qualified to do business in Alaska  Yes  No. Is the corporation in good standing with the State of Alaska Department of Commerce and Economic Development?  Yes  No.

Is applicant 18 years or older?  Yes  No. Are you applying for a  lease or  sale?

What kind of lease or sale are you applying for?  Tideland;  Public/Charitable Use;  Grazing;  Millsite;  
 Negotiated;  Competitive;  Non-Competitive;  Preference Right

If a lease, how many years are you applying for? 25 years. (55 years Max.)

Legal Description: Lot(s) \_\_\_\_\_ Block/Tract # \_\_\_\_\_ Survey/Subdivision ATS No. 1593

Other: \_\_\_\_\_

Meridian Copper River Township 57 South, Range 65 East, Section(s) 5 & 6 Acres 22.43

Municipality City and Borough of Sitka LORAN Reading (optional) \_\_\_\_\_

Geographic Location: South of Sitka on Baranof Island at head of Deep Inlet

What is the proposed use of and activity on the state land?

Seasonal moorage of net pens and support barge for remote salmon rearing and release site.

Are there any improvements on the land now?  Yes  No. If yes, who owns the improvements, and what is the estimated value? Owner NSRAA, value ~\$1,500,000

If yes, describe any improvements on the land. Seasonally there are 36 net pens and a 40' x 110' support barge

ADL # 106247

Are there any improvements or construction planned?  Yes  No. If yes, describe them and their estimated value.

State the proposed construction date: \_\_\_\_\_; estimated completion date\*: \_\_\_\_\_

Name and address of adjacent land owners and, if you are applying for tidelands, the name and address of the adjacent upland owners: USFS, Sitka Ranger District, 2108 Halibut Point Rd, Sitka, AK, 99835

Are you currently in default on, or in violation of, any purchase contract, lease, permit or other authorization issued by the department under 11 AAC?  Yes  No. Within the past three years, has the department foreclosed or terminated any purchase contract, lease, permit or other authorization issued to you?  Yes  No.

Non-refundable application fee: See current Director's Order for applicable fees.

(Fee may be waived under 11 AAC 05.020.)

Is the land applied for subject to any existing leases or permits?  Yes  No. If yes,  lease or  permit?

Name lease/permit is issued under: Northern Southeast Regional Aquaculture Association, Inc ADL # 106247

Do you think you qualify for a non-competitive lease or sale?  Yes  No. If yes, under what provision of AS 38.05?

- AS 38.05.035(b)(2) (to correct an error or omission);
- AS 38.05.035(b)(3) (owner of bona fide improvements);
- AS 38.05.035 (b)(5) (occupied, or are the heir of someone who occupied the land before statehood);
- AS 38.05.035 (b)(7) (adjacent owner of remnant of state land, not adjoining other state land);
- AS 38.05.068 and .087 (U.S. Forest Service Permittee);
- AS 38.05.075(c) (upland owner or lessee);
- AS 38.05.035(f) (previous federal and state authorization, erected a building and used the land for business purposes);
- AS 38.05.102 (current long-term lessee or current shore fishery lessee);
- AS 38.05.255 (millsite lease for mine-related facilities);
- AS 38.05.810(a)\* (government agency; tax-exempt, non-profit organization organized to operate a cemetery, solid waste facility, or other public facility; or a subdivision's nonprofit, tax-exempt homeowner's association);
- AS 38.05.810(b)-(d) (non-profit corporation, association, club, or society operated for charitable, religious, scientific, or educational purposes, or for the promotion of social welfare, or a youth encampment);
- AS 38.05.810(e) (licensed public utility or licensed common carrier);
- AS 38.05.810(f) (non-profit cooperative organized under AS 10.25, or licensed public utility);
- AS 38.05.810(h) (Alaska Aerospace Development Corporation);
- AS 38.05.810(i) (port authority);
- AS 38.05.825 (municipality applying for eligible tidelands, or tidelands required for private development);
- Other (please explain):

~~If you have checked one of the above statutes, attach a statement detailing your qualifications under each requirement of that statute.~~

Do you think you qualify to lease the land for less than fair market value?  Yes  No. If yes, under what provision of AS 37.05?

- AS 38.05.097 (youth encampment or similar recreational purpose);
- AS 38.05.098 (senior citizen discount for a residential lease);
- Other (please explain).

Continue to use the departments remote leasing schedule.

Adam Olson

Digitally signed by Adam Olson  
DN: cn=Adam Olson, o=US United States, ou=US United States, ou=NSRAA  
e=olson@nsraa.org  
Reason: I am the author of this document  
Location:  
Date: 2025.04.21 14:34:08.09

4/21/2025

Signature

Date

Northern Southeast Regional Aquaculture Association, Inc.

Operations Manager

If applying on behalf of an agency, municipality, or organization, state which one

Title

**NOTICE TO APPLICANT:**

- \* For applications filed by a municipality under AS 38.05.810, if there is a remaining entitlement of the municipality under AS 29.65, land transferred under AS 38.05.810 shall be credited toward fulfillment of the entitlement.
- \* Construction may not commence until approval is granted by lessor.
- \* This application will not be considered unless it is accompanied by the appropriate filing fee and completed in full. THE FILING FEE WILL NOT BE REFUNDED NOR IS IT TRANSFERABLE. All checks are to be made payable to the Department of Natural Resources.
- \* Include a 1:63,360 USGS map showing location of proposed activities in relation to survey monumentation or fixed geographical features which fully illustrates your intended use, including the location of buildings and improvements and access points, labeled with all dimensions, and a development plan providing a complete list of proposed activities.
- \* The applicant may be required to deposit a sum of money sufficient to cover the estimated cost of survey, appraisal, and advertising. If the land is sold or leased to another party, the deposit will be returned to the applicant.
- \* The filing of this application and payment of the filing fee vests the applicant with no right or priority in the lands applied for. It is merely an expression of the desire to purchase or lease a parcel of land when and if it becomes available. Filing an application serves the purpose of notifying the state that an individual is interested in purchasing or leasing land. It is not a claim, nor does it in any way obligate the state to sell or lease land.
- \* If the application is for use in conjunction with a guide/outfitter operation, include proof of a guide/outfitter certification for the use area.
- \* If the application is for a commercial fish camp, include a copy of your limited entry permit or an interim-use salmon set net permit.
- \* If applying for a senior citizen discount, include form 102-1042.
- \* AS 38.05.035(a) authorizes the director to decide what information is needed to process an application for the sale or use of state land and resources. This information is made a part of the state public land records and becomes public information under AS 40.25.110 and 40.25.120 (unless the information qualifies for confidentiality under AS 38.05.035(a)(8) and confidentiality is requested, AS 43.05.230, or AS 45.48). Public information is open to inspection by you or any member of the public. A person who is the subject of the information may challenge its accuracy or completeness under AS 44.99.310, by giving a written description of the challenged information, the changes needed to correct it, and a name and address where the person can be reached. False statements made in an application for a benefit are punishable under AS 11.56.210. In submitting this form, the applicant agrees with the Department to use "electronic" means to conduct "transactions" (as those terms are used in the Uniform Electronic Transactions Act, AS 09.80.010 – AS 09.80.195) that relate to this form and that the Department need not retain the original paper form of this record: the department may retain this record as an electronic record and destroy the original.

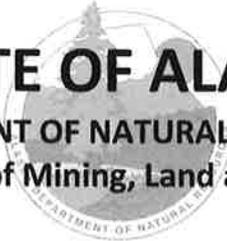
**For Department Use Only**  
Application received date stamp

**Receipt Types:**

13 – Application for Lease of State Land

5K – Application for Lease to Authorize Unauthorized Use

ADL # 106247



**STATE OF ALASKA**  
**DEPARTMENT OF NATURAL RESOURCES**  
**Division of Mining, Land and Water**

Land Conveyance Section  
 550 W. 7<sup>th</sup> Ave, Suite 640  
 Anchorage, AK 99501-3576  
 (907) 269-8594

Northern Region  
 3700 Airport Way  
 Fairbanks, AK 99709-4699  
 (907) 451-2740  
[nro.lands@alaska.gov](mailto:nro.lands@alaska.gov)

Southcentral Region  
 550 W. 7<sup>th</sup> Ave, Suite 900C  
 Anchorage, AK 99501-3577  
 (907) 269-8503  
[dnr.pic@alaska.gov](mailto:dnr.pic@alaska.gov)

Southeast Region  
 P. O. Box 111020  
 Juneau, AK 99811-1020  
 (907) 465-3400  
[sero@alaska.gov](mailto:sero@alaska.gov)

Statewide TTY – 771 for Alaska Relay or 1-800-770-8973

**APPLICANT ENVIRONMENTAL RISK QUESTIONNAIRE**

The purpose of this questionnaire is to help clarify the types of activities you propose to undertake. The questions are meant to help identify the level of environmental risk that may be associated with the proposed activity. The Division of Mining, Land and Water's evaluation of environmental risk for the proposed activity does not imply that the parcel or the proposed activity is an environmental risk from the presence or use of hazardous substances.

Through this analysis, you may become aware of environmental risks that you did not know about. If so, you may want to consult with an environmental engineer or an attorney.

Adam Olson	Northern Southeast Regional Aquaculture Association, Inc.		
Applicant's Name	Doing Business As		
1308 Sawmill Creek Rd	Sitka	Alaska	99835
Address	City	State	Zip
(907 ) 747-6850	(907 ) 747-6850	<a href="mailto:adam_olson@nsraa.org">adam_olson@nsraa.org</a>	Adam Olson
Message Phone	Work Phone	Email	Contact Person

Describe the proposed activity:

Renewal of ADL 106247 which permits the seasonal moorage of net pens and support barge associated with a remote salmon rearing and release site located south of Sitka on Baranof Island at the head of Deep Inlet

In the course of your proposed activity will you generate, use, store, transport, dispose of, or otherwise come in contact with toxic and/or hazardous materials, and/or hydrocarbons?  Yes  No. If yes, please list the substances and the associated quantities. Use a separate sheet of paper, if necessary.

Diesel fuel - 500 gallons  
 Unleaded gasoline - 50 gallons  
 Propane - 230 gallons

ADL # 106247

If the proposed activities involve any storage tanks, either above or below ground, address the following questions for each tank. Please use a separate sheet of paper, if necessary, and, where appropriate, include maps or plats:

a. Where will the tank be located?

In the fuel storage room, or barge deck outside warehouse

b. What will be stored in the tank?

Diesel fuel, unleaded gasoline, and propane

c. What will be the tank's size in gallons? Diesel and unleaded gas in 55 gallon drums. Propane in 75 gallon tanks.

d. What will the tank be used for? (Commercial or residential purposes?)

Commercial storage of fuels for onsite generator, boat and small engines, and heating and cooking appliances.

e. Will the tank be tested for leaks? Yes, visual for drums and soapy water for propane.

f. Will the tank be equipped with leak detection devices?  Yes  No. If yes, describe:

Do you know or have any reason to suspect that the site may have been previously contaminated?  Yes  No.  
If yes, please explain:

I certify that due diligence has been exercised and proper inquiries made in completing this questionnaire, and that the foregoing is true and correct to the best of my knowledge.

Applicant Signature: Adam Olson

Digitally signed by Adam Olson  
DN: cn=Adam Olson g=Adam Olson o=US United States l=US United States o=NSRAA  
email=olson@nsraa.org  
Reason: I am the author of this document  
Location:  
Date: 2025-04-21 14:54:08-00

Date: 4/21/2025

**AS 38.05.035(a) authorizes the director to decide what information is needed to process an application for the sale or use of state land and resources. This information is made a part of the state public land records and becomes public information under AS 40.25.110 and 40.25.120 (unless the information qualifies for confidentiality under AS 38.05.035(a)(9) and confidentiality is requested). Public information is open to inspection by you or any member of the public. A person who is the subject of the information may challenge its accuracy or completeness under AS 44.99.310, by giving a written description of the challenged information, the changes needed to correct it, and a name and address where the person can be reached. False statements made in an application for a benefit are punishable under AS 11.56.210. In submitting this form, the applicant certifies that he or she has not changed the original text of the form or any attached documents provided by the Division. In submitting this form, the applicant agrees with the Department to use "electronic" means to conduct "transactions" (as those terms are used in the Uniform Electronic Transactions Act, AS 09.80.010 – AS 09.80.195) that relate to this form and that the Department need not retain the original paper form of this record: the department may retain this record as an electronic record and destroy the original.**

ADL # 106247

Page 2 of 2

ADL 106247

DEVELOPMENT NARRATIVE

The following improvements are located within the lease area:

- 40' x 110' concrete barge with warehouse and living quarters
- Thirty-six (36) 40' x 40' steel net pens with plastic floats
- 20' x 20' net handling work float with wood deck and plastic floats
- Eight (8) anchors and five (5) buoys
- Four (4) shore ties and five (5) rock anchors below MHW
- One (1) 1.5" HDPE water line

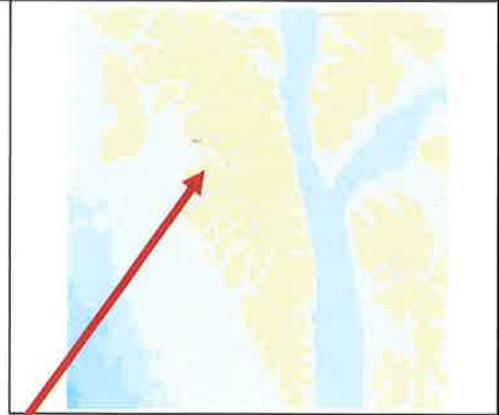
The parcel is described as Alaska Tidelands Survey No. 1593. The parcel has been used for seasonal moorage of a commercial net pen array and associated support barge for the operation of a remote salmon rearing and release site for the Northern Southeast Regional Aquaculture Association (NSRAA). Access to the site is via vessel from the nearby Sitka Harbor System or other nearby NSRAA facilities. Public access is not restricted to the parcel. The net pens and barge structures are placed at the site annually in January or February. All infrastructure, except for buoys and anchors, are removed from the site in May or June after releases are concluded and stored at a nearby NSRAA facility. The 36 pens are constructed of steel frames with plastic foam filled floatation. The barge is constructed of a foam filled concrete float with traditional wood framed warehouse and upstairs living accommodations with metal siding and roofing. The mooring system consists of 8 approximately 2,000lb anchors, 5 of which are placed in deeper waters and have poly float buoys at the end of the bottom shot of line and chain. There are 9 mooring points to the shoreside of the site; 5 of which terminate at steel rock anchors, the remaining 4 are secured to straps around trees. NSRAA has a special use permit (SIT 186) with the United States Forest Service for the shore ties as well as a small water line from an upland source. The barge houses a diesel engine driven generator for site power with an ancillary battery storage and power inversion system. Solid waste originating from feed storage materials and general household use will be transported and disposed of in the City of Sitka solid waste stream. The following types and volumes of hazardous substances are used and stored at the site annually. The volume listed is total quantity and does not reflect the

Date Prepared: 04/21/2025    Applicant's Name: Adam Olson  
**Alaska Department of Natural Resources Division of Mining, Land & Water**  
**Land Use Permit**  
**Site Development Diagram**  
Sec(s) 5-6    T 57S R 65E M CR  
Sheet 1 of 4    ADL # 106247

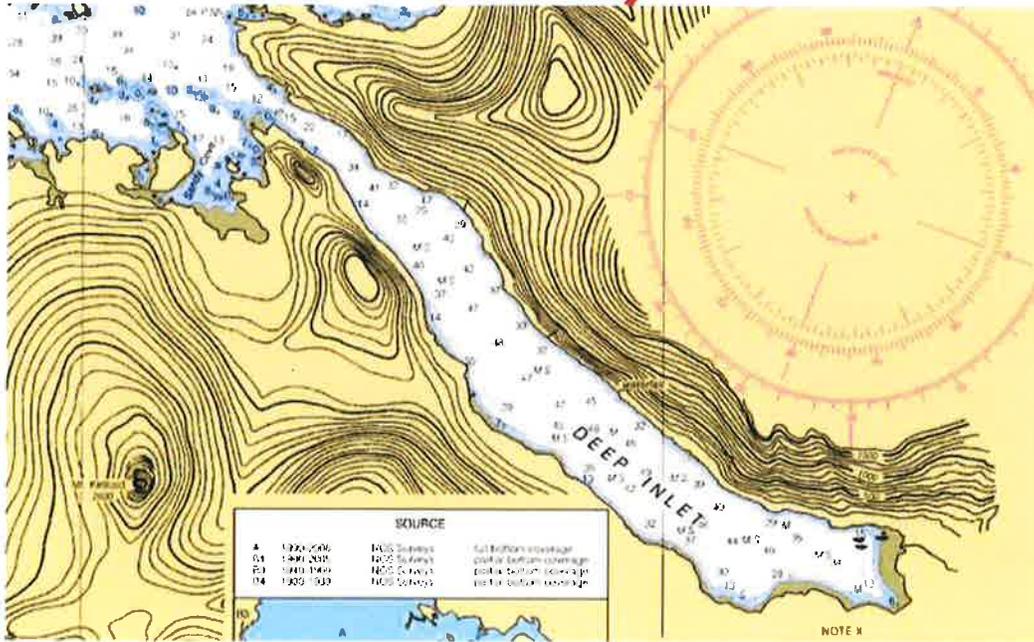
amount stored on site at any one time. Diesel fuel and unleaded gasoline is stored in 55 gallon drums in the fuel storage room. The fuel drums are stored on spill containment pallets. The total volume stored/used is 500 and 50 gallons respectively. Propane is also stored and used on site. It is stored in standard tanks on the float outside of the warehouse. The total quantity used/stored is 230 gallons. The water supply is from a small surface water source on the neighboring shoreline to the north. Domestic wastewater is treated on site and disposed through a marine outfall permitted by the Alaska Department of Environmental Conservation. The site houses 2-3 employees at a time from a staff of 4-5, which includes one site supervisor. The site is inspected and maintained annually prior to the start of operations. General site inspections and as needed maintenance occur weekly throughout the annual operations. Periodically, subcontractors will be used to retrieve, inspect, and maintain submerged anchoring systems. If closure and reclamation of the site is required, all materials will be removed and transported to a nearby NSRAA facility. Given the bulk of the improvements are removed annually, there would be little additional work required to reclaim all improvements. Rock bolts would be cut flush with existing rock grade.

Date Prepared: 04/21/2025    Applicant's Name: Adam Olson  
**Alaska Department of Natural Resources Division of Mining, Land & Water**  
**Land Use Permit**  
**Site Development Diagram**  
Sec(s) 5-6 T 57S R 65E M CR  
Sheet 2 of 4    ADL # 106247

# Site Development Diagram



VICINITY MAP

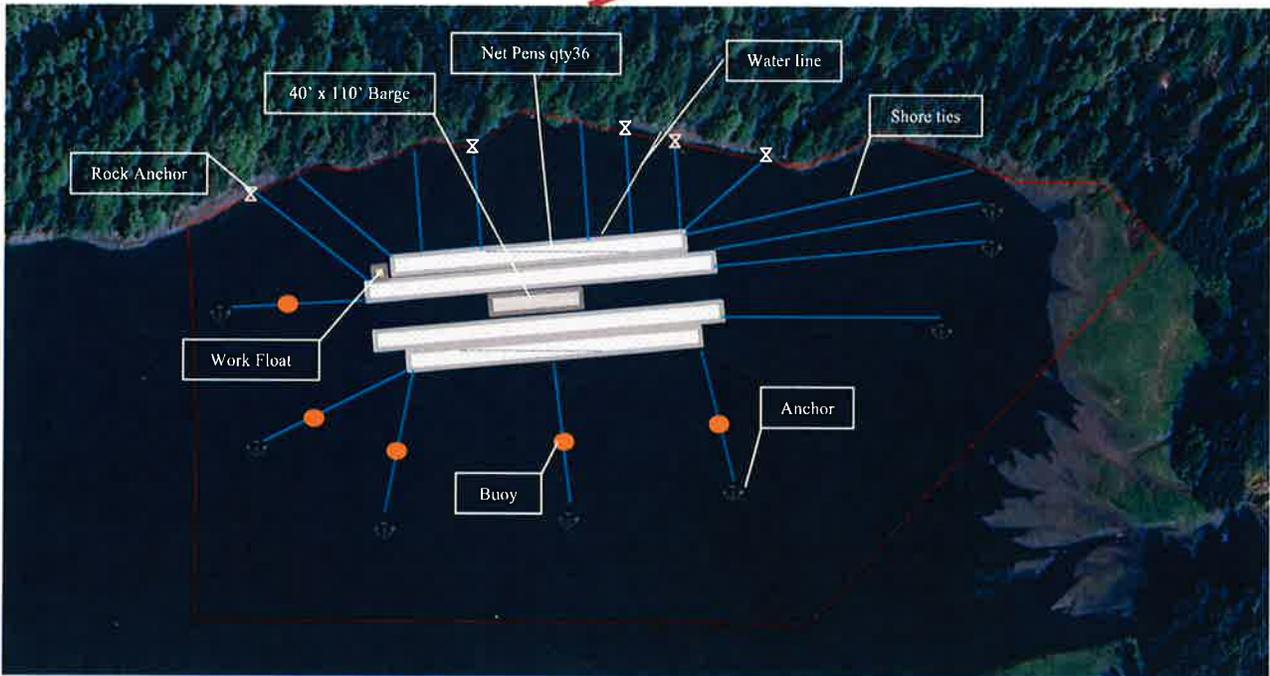


Date Prepared: 04/21/2025	Applicant's Name: Adam Olson
<b>Alaska Department of Natural Resources</b> <b>Division of Mining, Land &amp; Water Land</b> <b>Use Permit</b>	
<b>Site Development Diagram</b>	
Sec(s) <u>5-6</u>	<u>T 57S</u> <u>R 65E</u> <u>M CR</u>
Sheet <u>3</u> of <u>4</u>	ADL # 106247

# Site Development Diagram



VICINITY MAP



Date Prepared: 04/21/2025	Applicant's Name: Adam Olson
<b>Alaska Department of Natural Resources</b> <b>Division of Mining, Land &amp; Water Land</b> <b>Use Permit</b>	
<b>Site Development Diagram</b>	
Sec(s) <u>5-6</u> T <u>57S</u> R <u>65E</u> M <u>CR</u>	
Sheet 4 of 4	ADL # 106247